



City of Santa Barbara
Airport Department

DATE: November 19, 2008
TO: Airport Commission
FROM: Karen Ramsdell, Airport Director
SUBJECT: Lease Agreement – A.G.S. Wall Systems, Inc.

RECOMMENDATION:

That Commission approve and authorize the Airport Director to execute a month-to-month Lease Agreement with A.G.S. Wall Systems, Inc., a California Corporation, for 2,279 square feet of fenced land, at 6190-B Wallace Becknell Road, at the Santa Barbara Airport, effective December 1, 2008, for a monthly rental of \$342.

DISCUSSION:

The subject Premises is located north of Hollister Avenue in an Airport Industrial (AI-1) zone.

A.G.S. Wall Systems, Inc., a plastering contractor, has been an Airport tenant since June 1, 2007, leasing a yard for the storage of vehicles and equipment. At this time, A.G.S. wall has obtained premises in Santa Maria and wishes to split the equipment between the two locations. They propose to move from their current yard at 105 Kenneth Robert Road to a smaller yard at 6190-B Wallace Becknell Road. The move will reduce their space from 5,000 to 2,279 square feet, a more appropriate size for the amount of equipment that will remain in Santa Barbara. The use conforms to existing zoning.

The proposed monthly rental is based on a rate of \$.15 per square foot and is comparable to other buildings on the Airport for similar use and in similar condition. A.G.S. Wall Systems, Inc. is a tenant in good standing

The proposed Lease Agreement has been negotiated based upon the criteria set forth in Resolution 93-127, and has been reviewed and determined to be exempt from environmental review.

PREPARED BY: Business & Property Division

ATTACHMENT: Map